

**GOVERNMENT OF ANDHRA PRADESH  
ABSTRACT**

**Lands – Visakhapatnam district** - Proposal of the District Collector, Visakhapatnam for alienation of Government Land to an extent of Ac.12-51 Cts in Sy.No.92/3 of Endada village in favour of M/s Hayagriva Farms & Developers, Visakhapatnam for construction of Cottages for aged people and orphans on payment of market value of Rs.45-00 lakhs per acre - Orders – Issued.

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**REVENUE (ASSN.I) DEPARTMENT**

**G.O.Ms.No. 1447**

**Dated :06-12-2008.**

**READ the following:-**

1. From the Collector, Visakhapatnam Rc.No.3037/ 2006 E2., Dated 14.12.2006, 21.3.2007, 23.7.2007 and 11.3.2008.
2. From the Spl.C.S.&CCLA,Hyderabad Lr.No.B3/2587/2006., Dated 26.12.2007.

**ORDER:-**

The District Collector, Visakhapatnam in his letter first read above has submitted proposals for alienation of Government Land to an extent of Ac.12-51 Cts in Sy.No.92/3 of Endada village in favour of M/s Hayagriva Farms & Developers, Visakhapatnam on payment of market value for construction of Cottages for aged people and orphans. He has further reported that the land proposed for alienation stands registered as Hill Poramboke in Revenue Records, and no objections have been received for the A1 notice published and sub-division done. Regarding basic value, the Collector has reported that the basic value of the adjoining Zeroiti lands is Rs.28-70 lakhs per acre and the prevailing market value is ranging from 40-00 lakhs to Rs.50-00 lakhs per acre. The project for which the land is requisitioned includes creation of accommodation for aged people and orphans in a Environmental friendly area for which the proposed site is well suited and there is no suitable private land available in the above location for the comprehensive proposal, and there is no requisition from any of the Government Agencies for the land. The Collector, Visakhapatnam in his further report has stated that the VUDA Visakhapatnam has not so far conducted auctions of the Government lands of Endada village of Visakhapatnam Rural Mandal and it has auctioned in other villages namely Madhuravada in Visakhapatnam Rural and Kapuluppada village of Bheemunipatnam Mandal by developing the land. Further it has been reported that the land under proposal is Hill Poramboke and so far no land is put to auction in that Village by VUDA, Visakhapatnam.

2. The Spl. Chief Secretary & Chief Commissioner of Land Administration, Hyderabad in his letter second read above, has reported that Hill Poramboke lands in Visakhapatnam are being alienated to VUDA, APHB etc., for housing purpose and if the land is suitable for construction of Old age Home etc., this can also be utilized for public purpose. The applicant can also buy private land for their purposes. However if the proposal of the Collector, Visakhapatnam for the above alienation in favour of the applicant is considered it can be given at a market value of Rs.1-50 Crores per acre.

3. Government have examined the proposals and observed that the Hayagree Company, Visakhapatnam has submitted its three Annual Reports for the years 2005-2006, 2006-2007 and 2007-2008 and requested to allot the land for construction of cottages for aged people and Orphans. Hence it would be appropriate to charge the market value as recommended by the District Collector, Visakhapatnam.

4. Accordingly, Government hereby accord permission to the District Collector, Visakhapatnam for alienation of the Government land to an extent of Ac.12-51 Cts in Sy.No.92/3 of Endada village, Visakhapatnam Rural Mandal in favour of M/s Hayagreeva Farms & Developers, Visakhapatnam on payment of market value @ Rs.45-00 lakhs per acre as was recommended by the District Collector, Visakhapatnam for construction of Cottages for aged people and orphans.

5. The conditions stipulated in BSO-24 shall be applicable for the above alienation.

6. The District Collector, Visakhapatnam shall take necessary action.

**(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

**M.SAMUEL,  
PRL.SECY. TO GOVERNMENT.**

To

The Collector, Visakhapatnam.

The Spl. C.S. & Chief Commissioner of Land Administration, Hyderabad.

Copy to: The Prl. Secretary to C.M.

The P.S. to Minister for Revenue.

The P.S. to Prl. Secretary to Govt., Revenue.

The Finance (Exp. Revenue) Dept.

Stock-file / spare copies.

**//FORWARDED::BY ORDER//**

**SECTION OFFICER.**